

REPORT/RECOMMENDATION TO THE BOARD OF SUPERVISORS
OF SAN BERNARDINO COUNTY, CALIFORNIA
AND RECORD OF ACTION

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November 23, 2004

FROM: MICHAEL E. HAYS, Director
Land Use Services Department/Advance Planning Division

SUBJECT: AMENDMENT NO. 1 TO CONTRACT #03-562 WITH THE KEITH COMPANIES INC. TO PREPARE AN ENVIRONMENTAL IMPACT REPORT

RECOMMENDATION: APPROVE Amendment No. 1 to Contract #03-562 with The Keith Companies Inc., in the amount of \$40,200 for a total contract amount to \$185,782, to revise the scope of work and payment schedule, to prepare an Environmental Impact Report (EIR) and Mitigation Monitoring and Compliance Program (MMCP) for the P & V Development Project (TPM 16693/TPM15877/TPM15878/TPM15879). Communities: near Oro Grande, Lenwood, and Helendale.

BACKGROUND INFORMATION: On June 24, 2003, (Item 12) the Board of Supervisors approved Contract #03-562 with the Keith Companies Inc. to prepare an EIR, and MMCP for the P&V Development Project. The Keith Companies Inc. was selected through a Request for Proposal (RFP) process.

The applicant, P & V Development, originally applied for two (2) Tentative Tract Maps, Nos. 16256 and 16331, and three (3) Tentative Parcel Maps, Nos. 15877, 15878, and 15879, creating a total of 513 parcels on 12,930 acres in the Brisbane Valley near the communities of Oro Grande, Lenwood, and Helendale.

The applicant revised the project proposal, and the current application includes four (4) Tentative Parcel Maps, Nos. 16693, 15877, 15878, and 15879 creating a total of 302 parcels on 12,930 acres.

Amendment No. 1 to Contract #03-562 is being proposed at this time to include additional costs resulting from revisions to the project description, additional research regarding cultural resources, and additional geotechnical work necessitating modification of text and graphics in the EIR. These revisions could not have been anticipated at the time of the contract initiation.

Record of Action of the Board of Supervisors

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Amendment No. 1 also includes a revision to the payment schedule allowing a payment of \$48,528 upon commencement of the project (note: this amount has already been paid), \$23,100 upon approval of this contract amendment, \$57,077 upon delivery of the Draft EIR, and \$57,077 upon delivery of the Final EIR.

REVIEW AND APPROVAL BY OTHERS: This item was reviewed and approved by the County Administrative Office, Patricia M. Cole, Administrative Analyst III, (387-5346) on November 8, 2004, Chief Deputy County Counsel Rex Hinesley (387-5465) on November 8, 2004, and LUSD Contract Compliance Coordinator Ruth Rice (387-4148) on November 8, 2004.

FINANCIAL IMPACT: None. The additional cost of this amendment of \$40,200 for a total cost of \$185,782 has been paid by the applicant and is on deposit in account number 11406ER1.

COST REDUCTION REVIEW: The County Administrative Office has reviewed this agenda item, concurs with department's proposal, and recommends this action based on the cost of the EIR has been paid by the applicant.

SUPERVISORIAL DISTRICT(S): 1st.

PRESENTER: Michael E. Hays, Director, Land Use Services Department, 387-4141.

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